

**MARYLAND HISTORICAL TRUST
NR-ELIGIBILITY REVIEW FORM**

Property Name: _____ Inventory Number ~~PG: 76A-27~~ PG: 76A-27

Address: 5400 Auth Road, Prince George's County - in the vicinity of Suitland

Owner: Wellons, Thomas L. III & Diane L ET

Tax Parcel Number: 233 Tax Map Number: 89

Project MD 301 Agency State Highway Administration (SHA)

Site visit by SHA Staff: X no ___ yes ___ Name: _____ Date: _____

Eligibility recommended ___ Eligibility **not** recommended X

Criteria ___ A ___ B ___ C ___ D Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G X None

Is property located within a historic district? X no ___ yes ___ Name of District: _____

Is district listed?: X no ___ yes ___

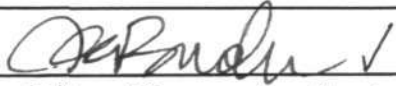
Documentation on the property/district is presented in: Project Review and Compliance Files

Description of Property and Eligibility Determination *(Use continuation sheet if necessary and attach map and photo)*

This one and a half story vernacular version of the bungalow-style house has a projecting front gable and side gable roof. A one-story porch extends along the front façade and the porch columns are supported by stone blocks. The house has been stuccoed and a pair of two-over-two double hung sash windows are located in the front gable.

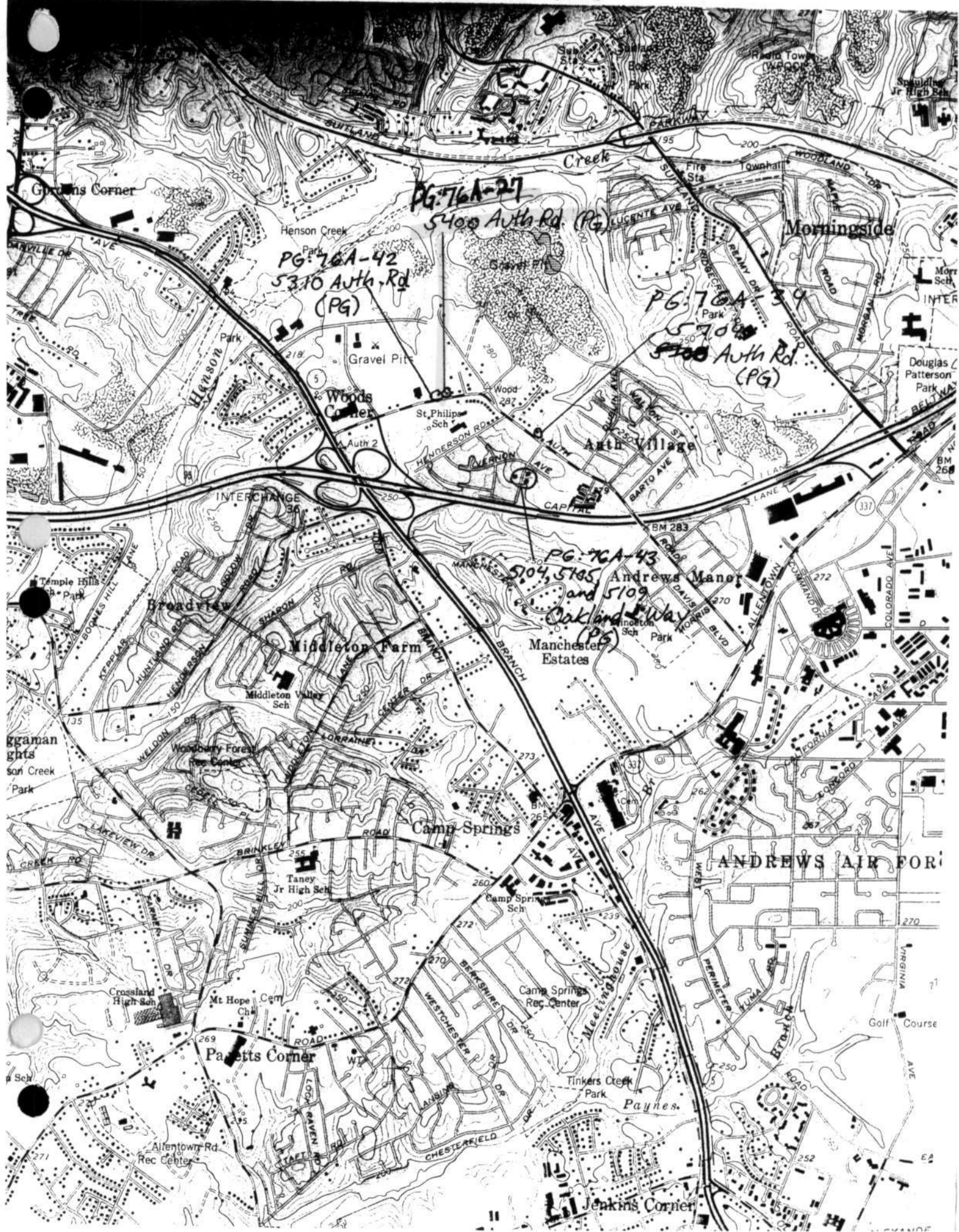
The population of Prince George's County, although limited to the county's northern areas and the areas adjacent to the Baltimore and Potomac rail lines, began to rise steadily during the late 19th and early 20th century. The county's population had climbed to over 36,000 by 1910, an increase of over 7,000 from just ten years earlier. Auth Road, now located along the northwest section of Andrews Air Force Base, connects Maryland Route 5 (Branch Avenue) and Maryland Route 337 (Allentown Road). The neighborhood along Auth Road is in close proximity to the nation's capital and these areas had originally been a part of Southern Maryland's agricultural heritage. The farmers closer to the urban markets of Washington began to diversify their crops and began to produce more products for the urban populations. Grains and potatoes were in demand in the cities and the access to the rail lines within Prince George's County assured the farmers' crops safe and easy delivery to the urban centers.

Prepared by EHT Tracerics, Inc.

MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended ___	Eligibility not recommended <u>X</u>
Criteria: ___ A ___ B <u>X</u> C ___ D	Consideration ___ A ___ B ___ C ___ D ___ E ___ F ___ G ___ None
 Reviewer, Office of Preservation Services	<u>10/14/99</u> Date
Reviewer, NR Program	Date

This c. 1910 vernacular expression of the bungalow style is not eligible for the National Register. While it is typical of the modest residential development at the turn of the century, the resource lacks significance related to events, persons, or architecture. Criterion D, information potential, was not assessed for this study.

ANACOSTIA QUAD





~~PG: 76A-27~~ PG: 76A-27

SADD AVIATION ROAD
PRINCE GEORGE'S COUNTY, MD
TRACERIES
JULY 1999
MD SHPO
VIEW OF SOUTH ELEVATION
1 OF 1

Prince George's County Historic Site Summary Sheet

Survey No.: PG76A27

Name: **Milstead House**

Date: 1920

Location: 5400 Auth Road

Description: The Milstead House is a simple, rectangular stuccoed frame dwelling constructed in 1920 by the Millstead family. The south gable-end of this gabled-roofed structure is the location of the entrance, protected by a craftsman influenced one-story porch. The gable roof is interrupted by a continuous cross gable, expressed on the flanks of the building by broad slanting eaves. Constructed in the vicinity of early twentieth century farms operated by the Darcey, Soper, Wood and other families, the acreage of this modest small formerly agricultural property was sold off for the large complexes which surround it.

Significance: These are two of the roughly dozen structures which are fifty years in age in the project limits and are and are illustrative of the largely agrarian nature of the area, called Wood's Corner, which lasted well into the 1950's before intense development occurred, resulting in mammoth educational, commercial and office complexes in addition to dozens of housing developments. The buildings have been altered and have no architectural or historical interest.

It is an undistinguished example of a one-story, front gable vernacular cottage, composed of two cross wings and a craftsman-influenced porch on the south, entrance, gable end elevation. Designs for vernacular cottages were obtained from popular magazines.

The Milstead House is an undistinguished example of a modest simple house type popular in the decades prior to the construction of standardized housing developments by merchant builders for the tradition-bound civil servants and workers streaming into the area in search of cheap housing after World War II. Although among twelve structures identified in the project area which are fifty years old, this structure is an undistinguished example of the vernacular cottage form.

DOE	yes	no
-----	-----	----

city, town state

7. Description

Survey No. PG76A27

Condition

☒ excellent
☒ good
☐ fair

☐ deteriorated
☐ ruins
☐ unexposed

Check one

☒ unaltered
☐ altered

Check one

☒ original site
☐ moved date of move _____

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

SEE CONTINUATION SHEET 7.1

8. Significance

Survey No. PG76A27

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input checked="" type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates	1920	Builder/Architect	Unknown
check: Applicable Criteria: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D			
and/or			
Applicable Exception: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D <input type="checkbox"/> E <input type="checkbox"/> F <input type="checkbox"/> G			
Level of Significance: <input type="checkbox"/> national <input type="checkbox"/> state <input type="checkbox"/> local			

Prepare both a summary paragraph of significance and a general statement of history and support.

SEE CONTINUATION SHEET 8.1

9. Major Bibliographical References

Survey No. PG76A27

Land Records, Prince George's County
Personal Communication, Ms. Anonsen

10. Geographical Data

Acreage of nominated property less than 1 acreQuadrangle name AnacostiaQuadrangle scale 1:24,000UTM References do NOT complete UTM references

A

Zone	Easting			Northing					

B

Zone	Easting			Northing					

C

--	--	--	--	--	--	--	--	--	--

D

--	--	--	--	--	--	--	--	--	--

E

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F

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G

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H

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Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
-------	------	--------	------

state	code	county	code
-------	------	--------	------

11. Form Prepared By

name/title Rita Suffness, Leader, Cultural Resources Grouporganization MD State Highway Administration date July 6, 1997street & number 707 N. Calvert Street telephonecity or town Baltimore state Maryland

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
Shaw House
21 State Circle
Annapolis, Maryland 21401
(301) 269-2438

DHCP/DHCD
MARYLAND HISTORICAL TRUST
100 COMMUNITY PLACE
CROWNSVILLE, MD 21032-2023

PG76A27

Milstead House

Suitland, Maryland

HISTORIC CONTEXT

MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA

Geographic Organization: Western Shore

Chronological/Developmental Period: Industrial-Urban Dominance, 1870-1930
Modern Period, 1930-Present

Prehistoric/Historic Period Theme: Architecture

Resource Type:

Category: Buildings

Historic Environment: Suburban

Historic Function (s) and Use (s): Residential/Dwelling and Garage

Known Design Source: None

PG76A27

Milstead House
Suitland, Maryland

Description
Continuation Sheet 7.1

Description Summary

The Milstead House is a simple, rectangular stuccoed frame dwelling constructed in 1920 by the Millstead family. The south gable-end of this gabled-roofed structure is the location of the entrance, protected by a craftsman influenced one-story porch. The gable roof is interrupted by a continuous cross gable, expressed on the flanks of the building by broad slanting eaves.

Description

The Milstead property, composed of a house and garage on a roughly half acre parcel, is located in the Wood's Corner section of Prince George's County. This area, centered on the intersection of MD 5 (Branch Avenue), Auth Road and I-495, is rapidly losing any association with the Wood's Darcey's and other farm families, and the traditional agricultural use of the land that persisted well into the 1950's. The area has been transformed by intensive development and the construction of massive commercial, educational and religious complexes and suburban development within the last two decades. The Milstead House is one of roughly one dozen structures remaining in the area that are fifty years or more of age.

The Milstead property is the location of a ca. 1920 stuccoed, frame dwelling and a simple square, pyramiddally-roofed, frame garage, with exposed rafter ends, off the northeast corner of the house. The dwelling, located on a ten acre tract when conveyed to George Hibbert (Land Records 26/386), was reduced to two acres when Amelia Milstead conveyed it to Blaine Fazenbaker in 1964 (Land Records 2998/196). Adjacent parcels, which were sold off, are the locations of modern housing as well as the mammoth structure housing a local headquarters of the Seventh Day Adventist Church. The parcel was again reduced in size in 1971 to roughly one-half acre when the current owner purchased it.

The Milstead House is one and one-half story, rectangular frame front-gable cottage. It is a simple vernacular cottage form, devoid of decorative detail with the exception of the craftsman-influenced porch appended to the south entrance elevation. The deep rectangular form, with the gable end oriented to the south (Auth Road) has a gable roof which is interrupted by a through gable interrupting the flanks, or side elevations.

The entrance elevation, or south side, is five bays wide, with two windows (two-over-two wooden sash) on either side of the center door. This entrance is protected by a one-story hipped-roof porch below a set of paired windows at the gable peak. The craftsman-influenced porch is composed of a wooden flooring carried by rusticated concrete-block pylons supporting four Doric-style columns. A lattice wood skirting extends from the porch flooring to the ground. A simple railing with square balusters encloses the porch.

The east and west elevations are identical: three two-over-two wooden sash symmetrically placed at the first floor level, a single fixed pane window below the center window on the basement level, and a pair of windows centered below the apex of the gable roof. The rear elevation is the only one where the fenestration is irregular. The doorway is offset to the west, as is the window in the east bay. This elevation is the location of a one-story hipped-roof porch carried on simple square posts.

PG76A27

Milstead House
Suitland, Maryland

Description

Continuation Sheet 7.2

Historic and Geographic Context: This property is located on the western side of Prince George's county abutting the District of Columbia. A suburb of Washington, D.C. the area is characterized by densely built-up residential neighborhoods crossed by several main arterial roadways lines with commercial strip malls. Before the 1950's this area of Prince George's County was generally rural and agricultural with few small crossroads settlements. The only crossroads within the area which developed an identity was "Wood's Corner," named for a fruit stand, no longer extant, operated in the twentieth century by the Wood family. It serviced the few farms and the very small population that existed prior to 1950 near the intersection of MD 5 (Branch Ave) and Auth Road, an area currently overwhelmed by commercial development, especially mammoth automobile dealerships. Although some suburban development had taken place on the fringes of this area in the 1940's, it was not until the cessation of World War II that widespread development and suburbanization began in this area of Prince George's County.

Nineteenth and Twentieth Century Suburbanization of Prince George's County

The earliest suburbs of Prince George's County date to the late nineteenth century and are located in the northern section of the County. After the Civil War, Washington took on a "boom town" atmosphere and in a tight housing market, Washington residents began to look outside the District for housing. The initial growth occurred in the previously settled towns along the B & O Railroad north of the district, there the new residents could enjoy the established local amenities (Virta 1984:190). These towns included Hyattsville, Bladensburg and Beltsville. Other developments were constructed more specifically as railroad suburbs. These places included Riverdale Park, Berwyn and Berwyn Heights, College Park and Takoma Park, all constructed in the late 1800's.

However, as the northern sections of the County were experiencing steady development, the western section of the county remained virtually undisturbed. Both the 1861 Simon Martenet Map and the 1878 Hopkins Atlas of the "Spaulding District" show a sparsely settled area with small settlements around Suitland, Silver and Camp Springs outside of the area in which this site is located. The 1955 USGS map (Anacostia Quadrangle) shows that the area was still primarily agricultural as late as the 1940's. The development of the area did not begin until the early 1950's, with the bulk of it occurring within the last two decades, when the growth was intense. There are a number of factors that contributed to this massive development of the rural countryside in the county, including the expansion of the Federal Government in the 1940's, the overall development of roads and bridges linking the areas to Washington, and the movement of Federal government agencies and facilities to the new suburbs. The increase in the Federal work force began in the 1930's with the initiation of the New Deal and continued through World War II and on into the 1950's. This explosive expansion was attended by a rise in land values and property taxes, which again sent the Washingtonians into the suburbs in search of affordable housing. What distinguished this expansion from the late nineteenth century suburban development was it's spread into previously undeveloped area, principally into western Prince George's County. This was made possible by the automobile; the automobile allowed for development away from the railroad lines, which had limited the earlier nineteenth century developments. In addition, road improvements throughout the county as well as bridge improvement over the Potomac provided easy access to the District and made a daily commute into the district a possibility.

Plentiful land at low cost motivated the Federal government to locate offices in the suburbs as well. The Suitland Federal Center opened in 1941 on the north side of Silver Hill Road. The complex was constructed on 285 acres of land and was built to house up to three thousand employees of the Federal Bureau of the Census, Navy Hydrographic Office and a file office of the Public Roads Administration (Evening Sun, August 14, 1942). Another major development in the area was the construction of Andrew's Air Force Base near Camp Springs. Building

PG76A27

Milstead House
Suitland, Maryland

Description

Continuation Sheet 7.3

began in 1941 on approximately 4000 acres of farm and open land. A few years later the Suitland Parkway was constructed by the Army Corps of Engineers to provide safe and rapid access to the air base from Washington. Carrying traffic south and west of Suitland, the parkway also provided better access for Washington commuters to the growing neighborhoods on either side of the road. These factors drew commuters and developers out to this section of Prince George's County bordered by Suitland Parkway on the north, MD 5 on the west, I-495 on the south and Suitland Road on the east. The result was the rapid construction of speculative housing and new neighborhoods. Some of the housing was constructed around the core of older settlements and some represented completely new developments.

Development in the Study Area

The only village in the immediate vicinity of the historic site that pre-dates 1950 is Morningside, however, it was only extended to the west side of Suitland Road in the 1960's and 1970's with the construction of subdivisions known as Andrews Estates, Skyline, Skyline Hills and Tournament Court. The original portion of Morningside, located on the east side of Suitland Road, was built over a number of years beginning in 1938-39 by developer Morgan Wayson and his brother-in-law Randolph Hopkins. The original subdivision contained approximately 500 homes and most were two-story Cape Cod style cottages on the east side of Suitland road. It housed veterans of World War II and their families, plus workers in the Federal Center in Suitland, its close neighbor (Prince George's County Magazine, 1983: 55). Most of the development of Morningside took place in the 1950's after it was incorporated in 1949.

With the construction of the Andrews Air Force Base and the improvement to MD 5 (Branch Avenue) in the 1950's, the Camp Springs area, which is also outside of the study area, witnessed the construction of several suburban developments. One development was Middleton Valley, located off Old Branch Avenue, on the fringes of the western edge of the project area. This development was created after old farmland belonging to the Middleton family was subdivided and made into a residential suburb. Additional subdivisions developed in the last few decades in the vicinity of the old Middleton property are Broadview and Stan Haven.

In the project study area some of the agricultural properties owned by the Auth, Darcey, Soper, Thornton and Wood families survived until fairly recently, as the subdivision and development of the farms did not begin until the 1950's. Of the twelve historic structures remaining in the project area, seven date to the first quarter of the twentieth century. These are: Thornton-Wood Farmstead (PG76A24), Milstead House (PG76A27), John and Marie Darcey Houses (PGA7631), Anthony Soper House (PG76A34), Eugene Darcey House (PG76A32), John Mulloy House (PG76A29), and the Roland Darcey Houses (PG76A32). Five properties date to the second quarter of the twentieth century. These are: Ammann House (PG76A33), Holmes House (PG76A30), Knox House (PG76A26), L. and R. Lawnmower (PG76A25) and the Marescalco House (PG76A21).

The development of Auth Village by the Darcey (and the related Ammann) families in the 1950's started the rush to subdivide by other families, resulting in developments like Manchester Estates, Darcey Manor, Darcey Estates, Andrews Village, Andrews Manor and Woodlane, which were constructed since 1950 on the farmland previously owned by these families and utilized primarily for truck farming. Long time families in the area report that Auth Road was a dirt lane, called Epiphany Lane, until well into the sixth decade of the twentieth century. Its intersection with the predecessor (Old Branch Avenue) of MD 5 was known as Wood's Corner for the fruit stand and farm owned by the Woods (and Soper) families. Across from it on the west side of Old Branch Avenue was Pat's

PG76A27

**Milstead House
Suitland, Maryland**

Description

Continuation Sheet 7.4

Carryout and Restaurant (PG76A25), currently housing the L and R Lawnmower, and which was discontinued in the 1960's. The history of the study area exemplifies the history of rapid suburbanization, a process that has affected both the function and appearance of the region. In less than fifty years, the area went from a rural, agricultural region of Prince George's County to a modern, bedroom suburb of Washington, D.C. This suburbanization continues at breakneck speed today.

PG76A27

Milstead House
Suitland, Maryland

Statement of Significance
Continuation Sheet 8.1

The Milstead House, built ca. 1920, is a simple, frame, stuccoed cottage located on a small remnant of a twenty acre parcel sold off for the mammoth office/church complexes and subdivision housing crowding in on all sides. It is an undistinguished example of a one-story, front gable vernacular cottage, composed of two cross wings and a craftsman-influenced porch on the south, entrance, gable end elevation.

Between 1870 and 1940 the vernacular cottage was typically built for Americans of modest means. They are characterized by simple ornamentation and mass-produced components, such as door frames, moldings, sash and window units, and porch decoration. Designs for vernacular cottages were obtained from popular magazines.

The Milstead House is an undistinguished examples of modest simple house types popular in the decades prior to the construction of standardized housing developments by merchant builders for the tradition-bound civil servants and workers streaming into the area in search of cheap housing after World War II. Although among twelve structures identified in the project area which are fifty years old, this structure is an undistinguished example of the vernacular cottage form. There is no known connection with person or events significant in American history, thus it does not appear to meet the requirements of Criteria A and B for listing in the National Register of Historic Places. They are not an outstanding example of a particular type or style of architecture qualifying it for Register listing under Criterion C. Having no known archeological significance, it would not likely meet the requirements of Criterion D for yielding information important in history or pre-history.

PG76A27
Milstead House
Suitland, Maryland

Bibliography
Continuation Sheet 9.1

Evening Sun, August 14, 1942.

Hopkins, G. M. Atlas of Prince George's County, 1878. Reprint edition. Prince George's County Historical Society, 1975.

Norton, Darlie. "A History of Suitland." Privately Printed, 1976.

Prince George's County Community Renewal Program "The Neighborhoods of Prince George's County." Upper Marlboro, MD: Prince George's County, 1974.

Prince George's County Magazine, 1983: 55.

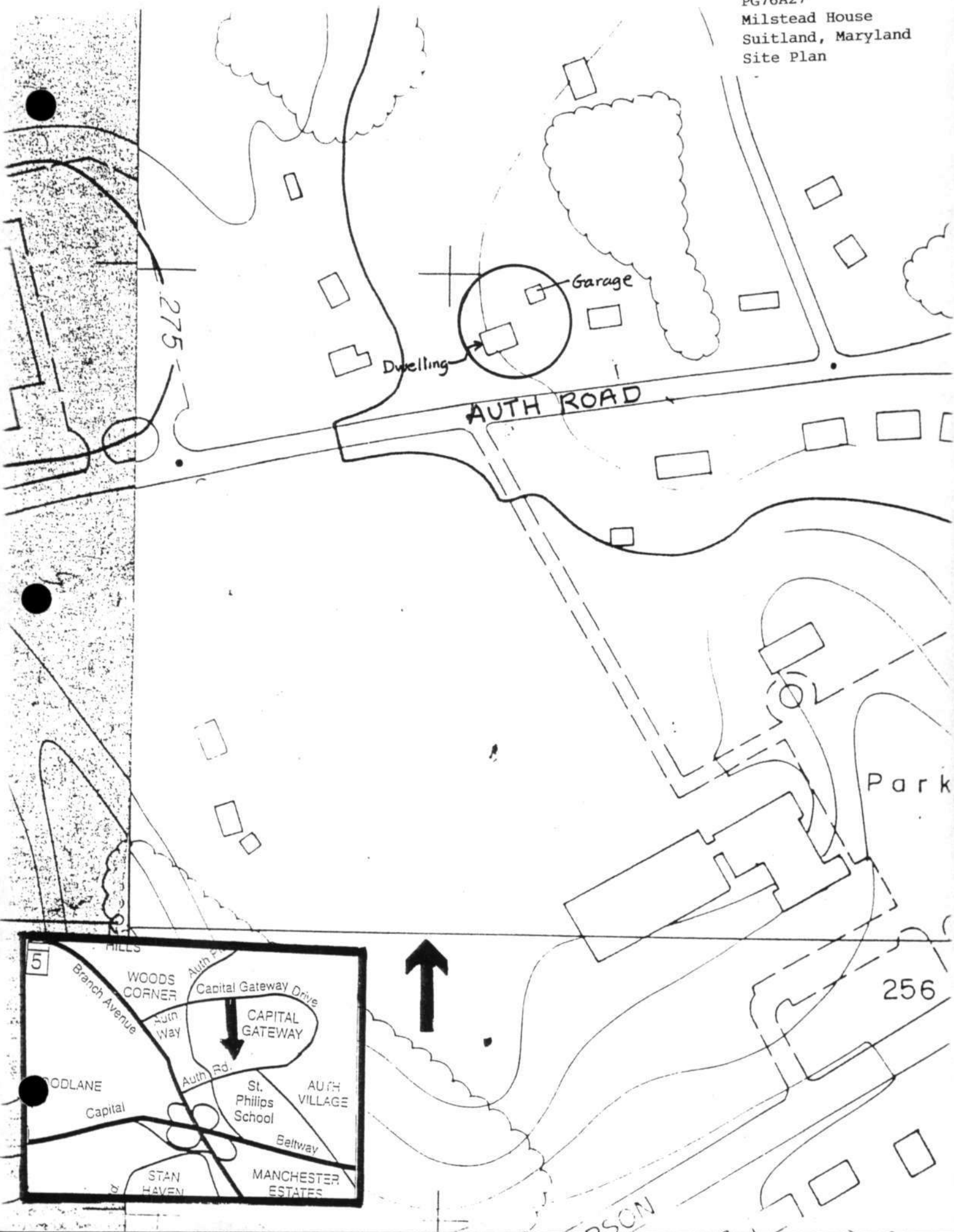
Sweitzer, Robert and Michael Davis, America's Favorite Home (Detroit, MI: Wayne State University, 1990).

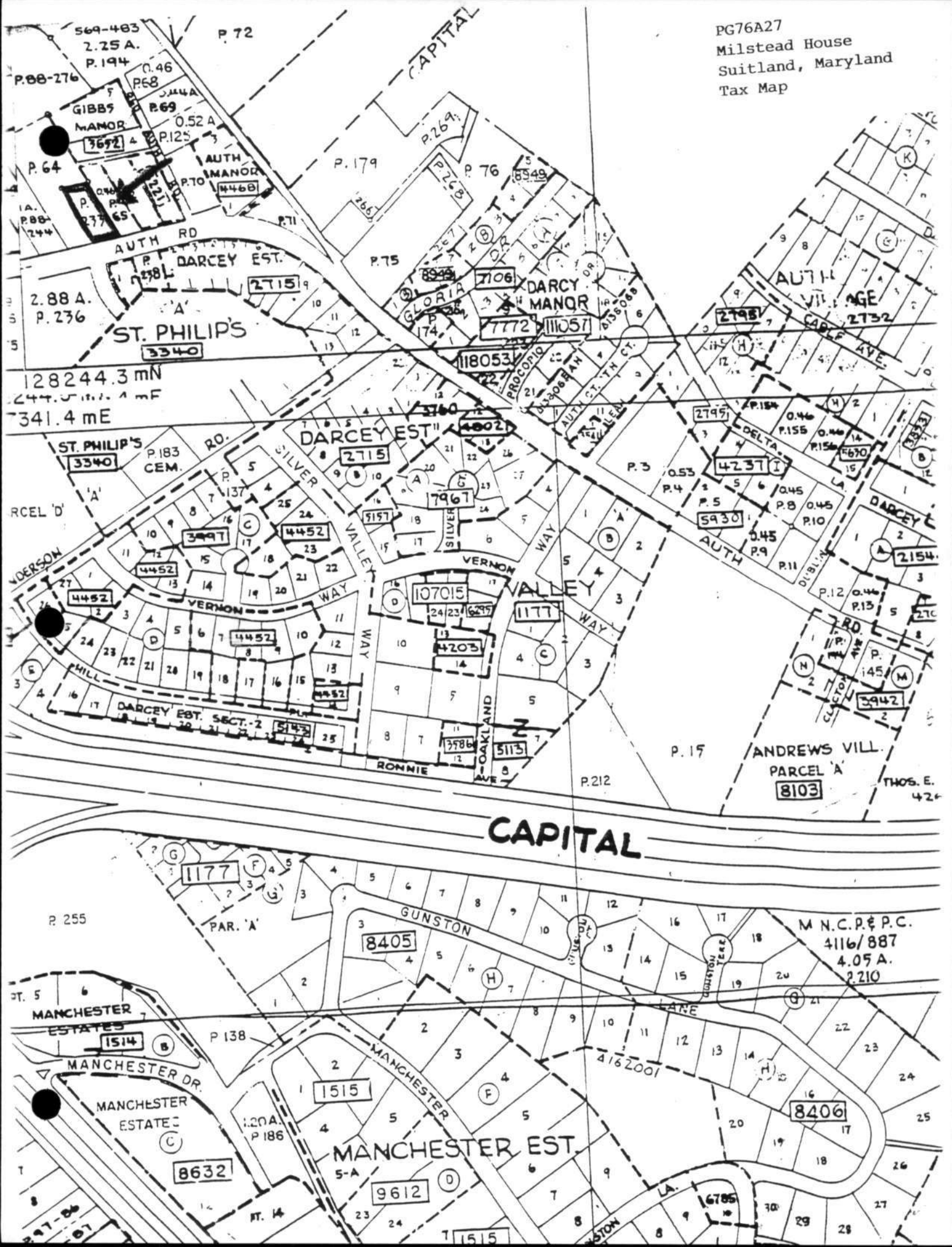
Virta, Alan. Prince George's County: A Pictorial History. Norfolk, VA: the Danning Company, 1984.

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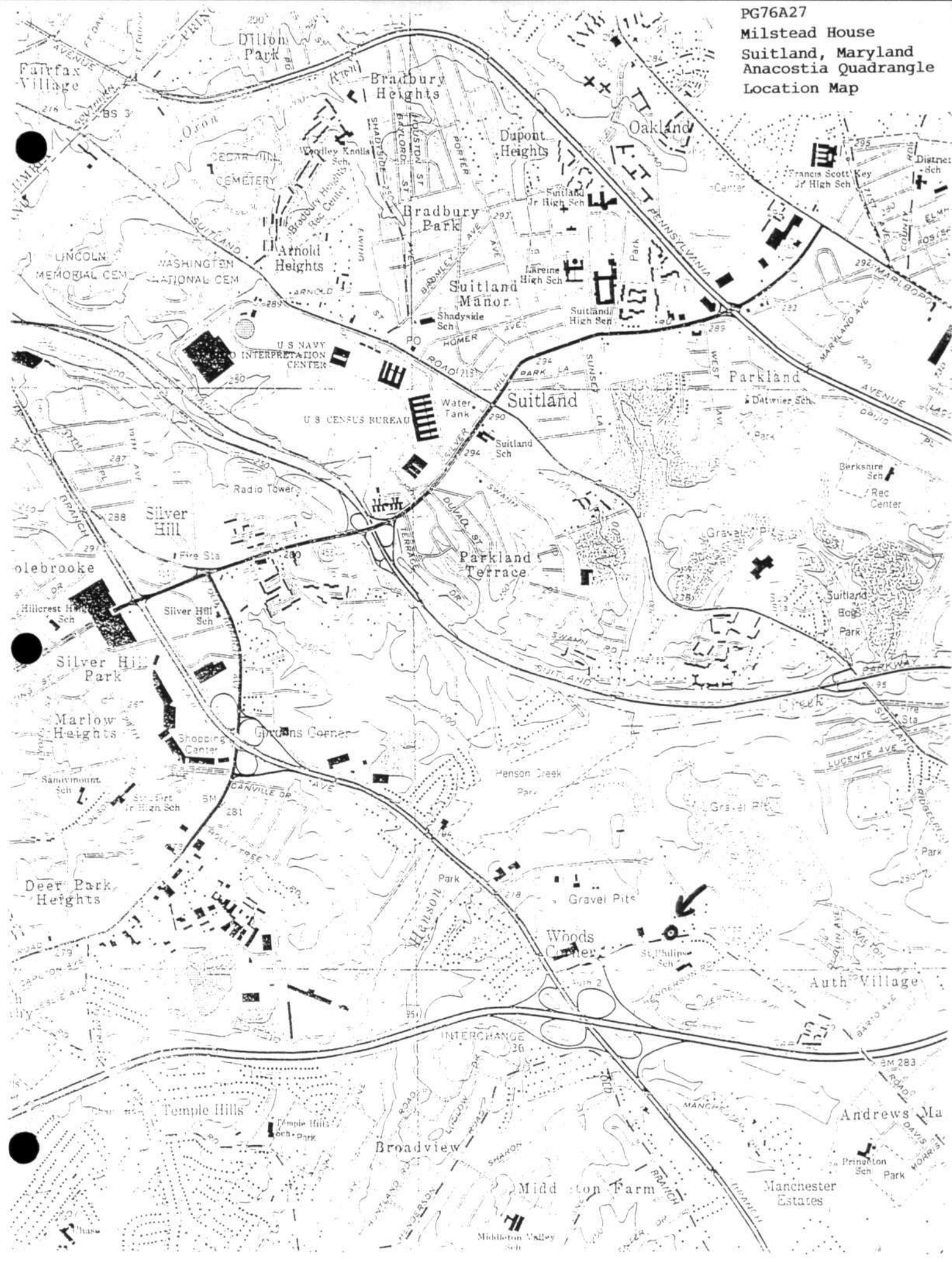
Watson, James Douglas. Prince George's County: Past and Present. Washington, D.C.: Federal Lithograph Company, 1962.

PG76A27
Milstead House
Suitland, Maryland
Site Plan





PG76A27
Milstead House
Suitland, Maryland
Anacostia Quadrangle
Location Map





P676A27

Mulstead House

Swindon

R. Saffron 3/97

MD State Highway Admin

Dwelling

SE corner

1/6



P67.6 A 27

Milstead House

Swthard

Ruffer 3/9 -

MD State Hwy
Adm

Dwelling

SE Corner

4/6



PG 76 A 27
Milstead House
Switland

R. S. S. 3197
in p state Hwy Adm

South Elevation
3/16



P 676A 27

Milstead House
Sunderland

2 Suffer

3/97

In State Hwy Adm

Dwelling

NE corner

416



P676A27

Milstead Home
Switzerland

Russon 3197

Mid State Hwy Adm

Dwelling
West Elevator

516



0676A27

Mitslead Ham
Switland

Rufferen 3/47

mp State Hwy Adm

Garge
S elevator
616